

134.0

0003

0006.B

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTON

Total Card / Total Parcel

1,099,900 / 1,099,900

APPRAISED:

USE VALUE:

ASSESSED:

1,099,900 / 1,099,900

1,099,900 / 1,099,900

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
108		CHURCHILL AVE, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: MAIER WILLIAM R JR/TR &	
Owner 2: HATTEMER THERESE I/TR	
Owner 3: 108 CHURCHILL AVE REALTY TR	

Street 1: 108 CHURCHILL AVE	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Type:

PREVIOUS OWNER	
Owner 1: MAIER WILLIAM R JR--ETAL -	
Owner 2: HATTEMER THERESE I -	
Street 1: 108 CHURCHILL AVE	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Type:

NARRATIVE DESCRIPTION	
This parcel contains .19 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1950, having primarily Wood Shingle Exterior and 2471 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 10 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		8267		Sq. Ft.	Site		0	90.	0.81	10									601,206						601,200	

**IN PROCESS APPRAISAL SUMMARY**

IN PROCESS APPRAISAL SUMMARY										Legal Description				User Acct	
Use Code	Land Size	Building Value	Yard Items			Land Value		Total Value							86310
101	8267.000	498,700				601,200		1,099,900							GIS Ref
Total Card	0.190	498,700				601,200		1,099,900		Entered Lot Size					GIS Ref
Total Parcel	0.190	498,700				601,200		1,099,900		Total Land:					Insp Date
Source:	Market Adj Cost		Total Value per SQ unit /Card:			445.12		/Parcel: 445.12		Land Unit Type:					06/15/18

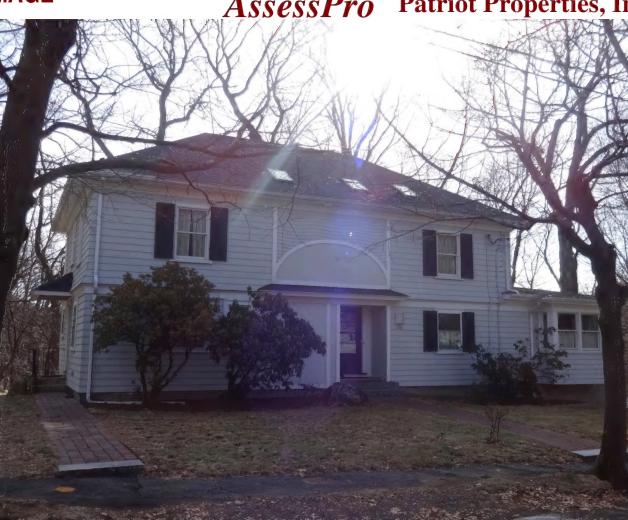
PREVIOUS ASSESSMENT										Parcel ID		USER DEFINED			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	Prior Id # 1: 86310				
2022	101	FV	498,700	0	8,267.	601,200	1,099,900		Year end	12/23/2021					
2021	101	FV	483,100	0	8,267.	601,200	1,084,300		Year End Roll	12/10/2020					
2020	101	FV	483,000	0	8,267.	601,200	1,084,200	1,084,200	Year End Roll	12/18/2019					
2019	101	FV	361,000	0	8,267.	634,600	995,600	995,600	Year End Roll	1/3/2019					
2018	101	FV	361,000	0	8,267.	467,600	828,600	828,600	Year End Roll	12/20/2017					
2017	101	FV	361,000	0	8,267.	447,600	808,600	808,600	Year End Roll	1/3/2017					
2016	101	FV	361,000	0	8,267.	414,200	775,200	775,200	Year End	1/4/2016					
2015	101	FV	351,900	0	8,267.	347,400	699,300	699,300	Year End Roll	12/11/2014					

SALES INFORMATION										TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes								
MAIER WILLIAM R	64498-254		11/12/2014	Convenience		1	No	No									
	21193-153		5/1/1991		205,000	No	No	Y									

BUILDING PERMITS										ACTIVITY INFORMATION							
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment		Date	Result	By	Name				
4/26/2017	478	Re-Roof	13,000	C						6/15/2018	Inspected	PH	Patrick H				
4/12/2017	411	Re-Roof	13,000	C						5/19/2018	MEAS&NOTICE	HS	Hanne S				
9/13/2004	912	Addition	98,000		G6	GR FY06	FAM RM W/DECK, REL ADD 2ND FLOOR			3/16/2009	Inspected	345	PATRIOT				
2/25/1993	44		40,000							2/4/2009	Measured	336	PATRIOT				
										9/24/2008	Fieldrev-Chg	BR	B Rossignol				
										12/10/1999	Inspected	264	PATRIOT				
										11/23/1999	Mailer Sent						
										11/5/1999	Measured	256	PATRIOT				
										7/31/1992		KT					

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>									
Type: 6 - Colonial	Sty Ht: 2 - 2 Story	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Average	A Bath:	Rating:	PDAS TOILET IN BSMT.													
Foundation: 1 - Concrete	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle	Sec Wall:	3/4 Bath: 1	Rating: Average	A 3QBth:	Rating:														
Roof Struct: 2 - Hip	Roof Cover: 1 - Asphalt Shgl	Color: GRAY		1/2 Bath: 1	Rating: Average	A HBth:	Rating:														
				OthrFix: 1	Rating: Average																
<b>GENERAL INFORMATION</b>				<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>													
Grade: B - Good (-)	Year Blt: 1950	Eff Yr Blt:		Kits: 1	Rating: Average	1st Res Grid	Desc: Line 1	# Units: 1													
Alt LUC:		Alt %:		A Kits:	Rating:	Level	FY LR DR D K FR RR BR FB HB L O														
Jurisdict: G6		Fact: .		Frl:	Rating:	Other															
Const Mod:		Lump Sum Adj:		WSFlue:	Rating:	Upper															
<b>INTERIOR INFORMATION</b>				<b>CONDOS INFORMATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>									
Avg Ht/FL: STD	Prim Int Wal: 2 - Plaster	Sec Int Wall:	%	Location:		Total Units:		Floor:		Exterior:	No Unit	RMS	BRS	FL							
Partition: T - Typical								% Own:		Interior:	1	10	3								
Prim Floors: 3 - Hardwood								Name:		Additions: 2004											
Sec Floors: 4 - Carpet		Total: 18.6 %								Kitchen:											
Bsmnt Flr: 12 - Concrete										Baths:											
Subfloor:										Plumbing:											
Bsmnt Gar: 2										Electric:											
Electric: 3 - Typical										Heating:											
Insulation: 2 - Typical										General:											
Int vs Ext: S										Total:	1	10	3								
Heat Fuel: 2 - Gas																					
Heat Type: 3 - Forced H/W																					
# Heat Sys: 1																					
% Heated: 100	% AC:																				
Solar HW: NO	Central Vac: NO																				
% Com Wal	% Sprinkled																				
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:									
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 134.0-0003-0006.B										<b>IMAGE</b>							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value				
More: N	Total Yard Items:	Total Special Features:								Total:											